

Capital Fund Program - Five-Year Action Plan

Status: Draft

Approval Date:

Approved By:

<b>Part I: Summary</b>						
<b>PHA Name :</b> Wichita Housing Authority  <b>PHA Number:</b> KS004			<b>Locality (City/County &amp; State)</b> <input checked="" type="checkbox"/> <b>Original 5-Year Plan</b> <input type="checkbox"/> <b>Revised 5-Year Plan (Revision No:            )</b>			
<b>A.</b>	<b>Development Number and Name</b>	<b>Work Statement for Year 1    2020</b>	<b>Work Statement for Year 2    2021</b>	<b>Work Statement for Year 3    2022</b>	<b>Work Statement for Year 4    2023</b>	<b>Work Statement for Year 5    2024</b>
	AUTHORITY-WIDE	\$661,707.00	\$661,707.00	\$661,707.00	\$661,707.00	\$661,707.00
	SCATTERED SITES (KS004000003)	\$300,000.00	\$808,755.00	\$808,755.00	\$808,755.00	\$808,755.00
	WICHITA HA (KS004000002)	\$81,502.00				
	MCLEAN MANOR (KS004000001)	\$427,253.00				

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2020				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$661,707.00
ID0001	Operations(Operations (1406))	25% of CFP grant to be transferred to PH operations		\$367,615.00
ID0006	Administration(Administration (1410)-Other,Administration (1410)-Salaries)	10% of CFP grant to transfer to Administration		\$147,046.00
ID0014	Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Modernization Coordinator and other professional costs		\$147,046.00
	SCATTERED SITES (KS004000003)			\$300,000.00
ID0019	Demolition single-family units in 100-yr flood plain(Dwelling Unit - Demolition (1480))	Demolish 27 single-family units either located in 100-year flood plain or in such poor condition they are not worth rehabilitating. Ten of the units have basements that will need to removed and back filled.		\$300,000.00
	WICHITA HA (KS004000002)			\$81,502.00

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Work Statement for Year 1 2020				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0020	Active Mitigation Systems Rosa Gragg(Dwelling Unit-Interior (1480)-Other)	Install active mitigation systems in the 16 residential buildings and the community building at Rosa Gragg. Each residential building contains two one-bedroom units. All buildings are slab on grade construction.		\$21,500.00
ID0024	Temporary Relocation for Development 2(Dwelling Unit - Conversion (1480))	The 31 residents living in Development 2 will be temporarily relocated while their apartments and buildings undergo rehabilitation.		\$60,000.00
ID0031	Active Mitigation Systems Rosa Gragg(RAD (1503))	Install active mitigation systems in the 16 residential buildings and the community building at Rosa Gragg. Each residential building contains two one-bedroom units. All buildings are slab on grade construction.		\$1.00
ID0032	Active Mitigation Systems Rosa Gragg(RAD Investment Activity (1504))	Install active mitigation systems in the 16 residential buildings and the community building at Rosa Gragg. Each residential building contains two one-bedroom units. All buildings are slab on grade construction.		\$1.00
	MCLEAN MANOR (KS004000001)			\$427,253.00
ID0023	Temporary Relocation for Development 1(Dwelling Unit - Conversion (1480))	WHA residents living in Development 1 will be temporarily relocated while McLean Manor and Greenway Manor undergo rehabilitation.		\$427,251.00
ID0033	Temporary Relocation for Development 1(RAD (1503))	WHA residents living in Development 1 will be temporarily relocated while McLean Manor and Greenway Manor undergo rehabilitation.		\$1.00

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Work Statement for Year 1 2020				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0034	Temporary Relocation for Development 1(RAD Investment Activity (1504))	WHA residents living in Development 1 will be temporarily relocated while McLean Manor and Greenway Manor undergo rehabilitation.		\$1.00
	Subtotal of Estimated Cost			\$1,470,462.00

Form HUD-50075.2(4/2008)

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Work Statement for Year 3 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$661,707.00
ID0003	Operations(Operations (1406))	25% of CFP grant to transfer to PH Operations		\$367,615.00
ID0008	Administration(Administration (1410)-Salaries,Administration (1410)-Sundry,Administration (1410)-Other)	Administration of CFP projects and activities		\$147,046.00
ID0016	Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Modernization Coordinator and other professional costs		\$147,046.00
	SCATTERED SITES (KS004000003)			\$808,755.00
ID0022	Relocation Costs for Tenant Protection Voucher Recipients(Dwelling Unit - Conversion (1480),Dwelling Unit - Demolition (1480))	The WHA will seek HUD's permission to sell or demolish all of its scattered site single-family dwellings. Current occupants who opt for a tenant protection voucher or a Housing Choice Voucher will receive relocation assistance.		\$208,755.00
ID0026	Rehabilitate single-family units in Development 3(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-	Replace roofs, gutters, downspouts, siding, windows, ceilings, drywall, electrical, plumbing, mechanical, bathroom fixtures, kitchen upper and lower cabinets, sink, hot water heaters, wall and ceiling paint, remove existing flooring and replace with vinyl plank flooring throughout the units.		\$600,000.00

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Work Statement for Year 4 2023				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$661,707.00
ID0004	Operations(Operations (1406))	25% of CFP grant transferred to PH Operations		\$367,615.00
ID0009	Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Administration of CFP projects and activities		\$147,046.00
ID0017	Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Modernization Coordinator and other professional costs		\$147,046.00
	SCATTERED SITES (KS004000003)			\$808,755.00
ID0025	Rehabilitate single-family units in Development 3(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets)	Replace roofs, gutters, downspouts, siding, windows, ceilings, drywall, electrical, plumbing, mechanical, bathroom fixtures, kitchen upper and lower cabinets, sink, hot water heaters, wall and ceiling paint, remove existing flooring and replace with vinyl plank flooring throughout the units.		\$600,000.00

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Work Statement for Year 5 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$661,707.00
ID0005	Operations(Operations (1406))	25% of CFP grant transferred to PH Operations		\$367,615.00
ID0010	Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Administration of CFP projects and activities		\$147,046.00
ID0018	Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Modernization Coordinator and other professional costs		\$147,046.00
	SCATTERED SITES (KS004000003)			\$808,755.00
ID0029	Rehabilitate single-family units in Development 3(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers)	Replace roofs, gutters, downspouts, siding, windows, ceilings, drywall, electrical, plumbing, mechanical, bathroom fixtures, kitchen upper and lower cabinets, sink, hot water heaters, wall and ceiling paint, remove existing flooring and replace with vinyl plank flooring throughout the units.		\$600,000.00

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Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 1 2020	
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Operations(Operations (1406))	\$367,615.00
Administration(Administration (1410)-Other,Administration (1410)-Salaries)	\$147,046.00
Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	\$147,046.00
Subtotal of Estimated Cost	\$661,707.00

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Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year	2 2021
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Operations(Operations (1406))	\$367,615.00
Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$147,046.00
Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	\$147,046.00
Subtotal of Estimated Cost	\$661,707.00

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<b>Work Statement for Year</b> 4	2023
<b>Development Number/Name</b> <b>General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$367,615.00
Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$147,046.00
Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	\$147,046.00
Subtotal of Estimated Cost	\$661,707.00



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Work Statement for Year 5 2024	
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Operations(Operations (1406))	\$367,615.00
Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$147,046.00
Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	\$147,046.00
Subtotal of Estimated Cost	\$661,707.00